

## Communication from Public

**Name:** Echo Park Community Inc 501c3

**Date Submitted:** 12/24/2020 12:00 AM

**Council File No:** 20-0005-S227

**Comments for Public Posting:** RECORDING REQUESTED BY Harwell Hamilton Harris Fellowship Parkway Conservancy, Inc.  
AND WHEN RECORDED MAIL

DOCUMENT TO: NAME Harwell Hamilton Harris Fellowship Parkway Conservancy, Inc. d/b/a Echo Park Community Inc. 501c3

STREET ADDRESS 1410 EWING ST.

CITY, STATE & ZIP CODE LOS ANGELES, CALIFORNIA 90026-1912

SPACE ABOVE FOR RECORDER'S USE ONLY Indexing Instructions: This notice must be indexed as follows: Grantor and grantee index -- each claimant is a grantor. PETITION TO PRESERVE INTEREST AND TITLE This Notice is intended to preserve an interest in real property from extinguishment pursuant to Title 5 (commencing with Section 880.020) of Part 2 of Division 2 of the Civil Code (Marketable Record Title). I, Erik Seidenglanz, as CEO and Director and I, Elishba Iturra, as Treasurer and Director and representatives of claimant Harwell Hamilton Harris Fellowship Parkway Conservancy, Inc, a California non-profit corporation, claim an interest described in Chapter 5 entitled "Powers of Termination"; pursuant to the California Civil Code §§1000, 10006, 1007, 1047 in the real property described below. As freehold title holders in fee simple having cleared the title upon maturing into Title by Prescription, and of the Adverse Possession doctrine §§324, 325 of the California Civil Code of Procedure, Record location of document creating interest in claimant is based on a certain Quitclaim Deed herewith and made a part of; transferred and recorded by jurisdiction of; Civil Code of the State of California; Section; 1047; Recorded in the Office of the Recorder of Los Angeles County, State of California. See attached "Exhibit A". The real property upon which the above described interest is claimed is described as follows: Lot 18 of the Elysian View Tract in the City of Los Angeles, County of Los Angeles, State of California, as per Map recorded in Book 11, Page 190, 191 of Maps, the Office of the County Recorder of Los Angeles County. Together with a portion of vacated street of Ewing Street as stated in Resolution to Vacate No. 11-1401028 recorded June 20, 2012 as Instrument Number 20120915505, of Official Records. Commonly known as 1968 Avon Street Los Angeles, CA 90026-1832 Resolution to Vacate No. 11-1401028 LEGAL DESCRIPTION VACATED PORTION OF EWING STREET AND PARK DRIVE THAT PORTION OF EWING STREET (FORMERLY HUSTED STREET) AND PARK DRIVE AS SHOWN ON THE MAP OF ELYSIAN VIEW TRACT IN THE CITY OF LOS ANGELES, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA AS PER MAP RECORDED IN BOOK 11, PAGE 190, 191 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY DESCRIBED AS FOLLOWS: BEGINNING AT THE MOST SOUTHERLY CORNER OF LOT 20 OF SAID ELYSIAN VIEW TRACT, SAID CORNER BEING ON THE NORTHWESTERLY LINE OF PARK DRIVE 110.00 FEET WIDE; THENCE NORTHEASTERLY ALONG SAID NORTHWESTERLY LINE, NORTH 43° 32' 00" EAST 52.03 FEET TO THE INTERSECTION WITH THE WESTERLY LINE OF EWING STREET 40.00 FEET WIDE; THENCE NORTHERLY ALONG SAID WESTERLY LINE NORTH 4° 45' 00" WEST 118.16 FEET TO THE NORTHEAST CORNER OF LOT 18 OF SAID TRACT; THENCE LEAVING SAID WESTERLY LINE OF EWING STREET, ALONG THE SOUTHEASTERLY PROLONGATION OF THE NORTHEASTERLY LINE OF SAID LOT 18, SOUTH 62° 33' 00" EAST 2.36 FEET TO A POINT ON THE EASTERLY LINE OF THE WESTERLY 2.00 FEET OF EWING STREET; THENCE SOUTHERLY ALONG SAID EASTERLY LINE AND ITS SOUTHERLY PROLONGATION SOUTH 4° 45' 00" EAST 177.24 FEET TO THE INTERSECTION WITH THE SOUTHEASTERLY PROJECTION OF THE SOUTHWESTERLY LINE OF THE AFOREMENTIONED LOT 20; THENCE NORTHWESTERLY ALONG SAID SOUTHWESTERLY LINE, NORTH 62° 33' or WEST 48.26 FEET TO THE POINT OF BEGINNING. AREA=1502 SQUARE FEET Assessor's Parcel No. 5415-009-041 I assert under penalty of perjury that this notice is not recorded for the purpose of slandering title to real property and I am informed and believe that the information contained in this notice is true. I assert under penalty of perjury that I am authorized to act on behalf of the claimant. \_\_\_\_\_ ?Erik Seidenglanz acting on behalf of ?claimant Harwell Hamilton Harris ?Fellowship Parkway Conservancy, Inc.?1410 Ewing St. ?Los Angeles, CA 90026 Elishba Iturra acting on behalf of ?claimant Harwell Hamilton Harris ?Fellowship Parkway Conservancy, Inc.?1410 Ewing St. ?Los Angeles, CA 90026